

SE $\frac{1}{4}$ SECTION 16 T14N, R13E

TAX LOT W

THAT PART OF LOTS 2, 11 AND 12 AND THAT PART OF ORIGINAL CEDAR ISLAND ROAD ALL IN PLEASANT HILL IN SARPY COUNTY, NEBRASKA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE SOUTH LINE OF LOT 12 AND THE EASTERLY R.O.W. LINE OF ABANDONED ROCK ISLAND RAILROAD; THENCE WEST ALONG THE SOUTH LINE OF SAID LOT 12 A DISTANCE OF 153.76 FEET TO A POINT ON THE WESTERLY R.O.W. LINE OF ABANDONED ROCK ISLAND RAILROAD SAID POINT ALSO BEING ON A NON-RADIAL CURVE: THENCE NORTHEASTERLY ALONG A 2216.74 FOOT RADIUS CURVE TO THE LEFT AND ALONG THE WESTERLY R.O.W. LINE OF SAID ABANDONED ROCK ISLAND RAILROAD AN ARC DISTANCE OF 5.64 FEET TO A POINT OF TANGENCY; THENCE NORTHEASTERLY ALONG SAID WESTERLY R.O.W. LINE A DISTANCE OF 810.86 FEET TO A POINT ON THE SOUTH LINE OF EXISTING McCORKINDALE AVENUE; THENCE EAST ALONG THE SOUTH LINE OF SAID EXISTING McCORKINDALE AVENUE A DISTANCE OF 66.63 FEET TO A POINT ON THE WESTERLY R.O.W. LINE OF ABANDONED ROCK ISLAND RAILROAD, SAID POINT BEING 10.0 FEET WESTERLY AND PERPENDICULAR TO THE CENTERLINE OF ABANDONED ROCK ISLAND RAILROAD; THENCE NORTHEASTERLY ALONG THE WESTERLY R.O.W. LINE OF SAID ABANDONED ROCK ISLAND RAILROAD A DISTANCE OF 30.75 FEET TO A POINT ON THE NORTH LINE OF EXISTING McCORKINDALE AVENUE; THENCE WEST ALONG THE NORTH LINE OF EXISTING McCORKINDALE AVENUE A DISTANCE OF 66.63 FEET TO A POINT ON THE WESTERLY R.O.W. LINE OF ABANDONED ROCK ISLAND RAILROAD; THENCE NORTHEASTERLY ALONG THE WESTERLY R.O.W. LINE OF SAID ABANDONED ROCK ISLAND RAILROAD A DISTANCE OF 477;19 FEET TO A POINT ON THE SOUTH LINE OF EXISTING CHANDLER ROAD; THENCE EAST ALONG THE SOUTH LINE OF EXISTING CHANDLER ROAD A DISTANCE OF 66.63 FEET TO A POINT 10 FEET WESTERLY AND PERPENDICULAR TO THE CENTERLINE OF ABANDONED ROCK ISLAND RAILROAD; THENCE NORTHEASTERLY ALONG THE WESTERLY R.O.W. LINE OF SAID ABANDONED ROCK ISLAND RAILROAD A DISTANCE OF 33.83 FEET TO A POINT ON THE NORTH LINE OF THE SE $\frac{1}{4}$ SECTION 16-T14N-R13E; THENCE EAST ALONG THE NORTH LINE OF SAID SE $\frac{1}{4}$ A DISTANCE OF 20.5 FEET TO A POINT 10 FEET EASTERLY OF AND PERPENDICULAR TO THE CENTERLINE OF ABANDONED ROCK ISLAND RAILROAD, SAID POINT BEING ON THE EASTERLY R.O.W. LINE OF ABANDONED ROCK ISLAND RAILROAD; THENCE SOUTHWESTERLY ALONG THE EASTERLY R.O.W. LINE OF SAID ABANDONED ROCK ISLAND RAILROAD A DISTANCE OF 33.83 FEET TO A POINT ON THE SOUTH LINE OF EXISTING CHANDLER ROAD; THENCE EAST ALONG THE SOUTH LINE OF SAID EXISTING CHANDLER ROAD A DISTANCE OF 66.63 FEET MORE OR LESS TO THE WESTERLY R.O.W. LINE OF EXISTING CEDAR ISLAND ROAD, SAID POINT ALSO BEING ON THE EASTERLY R.O.W. LINE OF ABANDONED ROCK ISLAND RAILROAD; THENCE SOUTHWESTERLY ALONG THE COMMON LINE OF ABANDONED ROCK ISLAND RAILROAD AND EXISTING CEDAR ISLAND ROAD A DISTANCE OF 297.84 FEET TO A POINT ON THE EAST LINE OF LOT 2, PLEASANT HILL; THENCE SOUTH ALONG THE EAST LINE OF SAID

LOT 2 A DISTANCE OF 174.30 FEET TO A POINT ON THE NORTH LINE OF EXISTING McCORKINDALE AVENUE; THENCE WEST ALONG THE NORTH LINE OF SAID EXISTING McCORKINDALE AVENUE A DISTANCE OF 101.3 FEET TO A POINT 10 FEET EASTERLY OF AND PERPENDICULAR TO THE CENTERLINE OF ABANDONED ROCK ISLAND RAILROAD; THENCE SOUTHEASTERLY ALONG THE EASTERLY R.O.W. LINE OF ABANDONED ROCK ISLAND RAILROAD A DISTANCE OF 30.75 FEET TO A POINT OF THE SOUTH LINE OF EXISTING McCORKINDALE ROAD; THENCE EAST ALONG SAID SOUTH LINE A DISTANCE OF 108.70 FEET TO THE NORTHEAST CORNER OF LOT 11, PLEASANT HILL; THENCE SOUTH ALONG THE EAST LINE OF LOT 11 A DISTANCE OF 465.5 FEET TO THE SOUTHEAST CORNER OF LOT 11; THENCE WEST ALONG THE SOUTH LINE OF LOT 11 A DISTANCE OF 141.24 FEET TO A POINT 75 FEET EASTERLY OF AND PERPENDICULAR TO THE CENTERLINE OF ABANDONED ROCK ISLAND RAILROAD; THENCE SOUTHWESTERLY ALONG THE EASTERLY R.O.W. LINE OF ABANDONED ROCK ISLAND RAILROAD A DISTANCE OF 339.31 FEET TO THE POINT OF BEGINNING.

CONTAINS: 241,050.52 SQUARE FEET OR 5.53 ACRES MORE OR LESS.